

Webster, Ben (Planning Officer)

From: Arnall, Guy
Sent: 06 November 2025 12:31
To: Webster, Ben (Planning Officer)
Subject: RE: Planning Consultation Request for case ref: 25/0838 (Walnut House South Row Redwick Newport NP26 3EA) (FULL)

Hi Ben

Re: INSTALLATION OF A 24 PANEL 10.9KW SOLAR PV ARRAY TO ROOF

This PV installation is proposed for a prominent roof slope within Redwick Conservation Area (CA).

There is no Article 4(2) Direction within the CA – though it should be borne in mind that such 4(2) directions do not restrict Part 40 of The Town and Country Planning (General Permitted Development) Order 1995 (as amended).

The installation of solar panels is ‘permitted development’ for the roofs of dwellinghouses and buildings within the curtilage of dwellinghouses within the conservation area, subject to some limitations and ‘conditions’ set out in the [legislation](#) and copied below.

Provided the proposed installation falls within the below mentioned limits, there is no reason to refuse from a heritage perspective.

“Part 40 INSTALLATION OF DOMESTIC MICROGENERATION EQUIPMENT

Class A

Permitted development

A. The installation, alteration or replacement of solar PV or solar thermal equipment on—

(a) a dwellinghouse; or

(b) a building situated within the curtilage of a dwellinghouse.

Development not permitted

A.1 Development is not permitted by Class A if—

(a) in the case of solar PV or solar thermal equipment installed on a wall or pitched roof—

(i) the solar PV or solar thermal equipment would protrude more than 20 centimetres beyond the plane of the wall or the roof slope when measured from the perpendicular with the external surface of the wall or roof slope; or

(ii) it would result in the highest part of the solar PV or solar thermal equipment being higher than the highest part of the roof (excluding any chimney);

(b) in the case of solar PV or solar thermal equipment installed on a flat roof—

(i) the solar PV or solar thermal equipment would be sited within 1 metre of the external edge of the roof; or

(ii) the solar PV or solar thermal equipment would protrude more than 1 metre above the plane of the roof;

(c) in the case of land within a conservation area or a World Heritage Site, the solar PV or solar thermal equipment would be installed—

(i) on a wall forming the principal or side elevation of the dwellinghouse and which fronts a highway; or

(ii) on a wall of a building within the curtilage of the dwellinghouse and which fronts a highway;

*(d)the solar PV or solar thermal equipment would be installed on a building within the curtilage of the dwellinghouse if the dwellinghouse is a listed building; or
(e)the solar PV or solar thermal equipment would be installed on a site designated as a scheduled monument.*

Conditions

A.2 Development is permitted by Class A subject to the following conditions—

- (a)solar PV or solar thermal equipment must, so far as practicable, be sited so as to minimise its effect on the external appearance of the building;*
- (b)solar PV or solar thermal equipment must, so far as practicable, be sited so as to minimise its effect on the amenity of the area; and*
- (c)solar PV or solar thermal equipment no longer needed for or capable of microgeneration must be removed as soon as reasonably practicable.*

Many thanks,

Guy Arnall

Prif Swyddog Treftadaeth / Principal Heritage Officer
Swyddog Dirprwyedig (Adeiladau Rhestredig) / Delegated Officer (Listed Buildings)

Adfywio a Datblygu Economaidd / Regeneration and Economic Development
Cyngor Dinas Casnewydd / Newport City Council

E: Guy.Arnall@newport.gov.uk | Planning@newport.gov.uk

-----Original Message-----

From: planning@newport.gov.uk <planning@newport.gov.uk>
Sent: 06 November 2025 11:32
To: Arnall, Guy <Guy.Arnall@newport.gov.uk>
Subject: Planning Consultation Request for case ref: 25/0838

Dear Principal Heritage Officer

Please find attached correspondence from Newport Council with regards to planning application:

App Number: 25/0838
Address: Walnut House South Row Redwick Newport NP26 3EA
Proposal: INSTALLATION OF A 24 PANEL 10.9KW SOLAR PV ARRAY TO ROOF

submitted on 4 October 2025.

View details of 25/0838 at Newport Council - Planning Online:

<https://eur03.safelinks.protection.outlook.com/?url=https%3A%2F%2Fpublicaccess.newport.gov.uk%2Fonline-applications%2Fplan%2F25%2F0838&data=05%7C02%7CGuy.Arnall%40newport.gov.uk%7C798aa0205f0245288b4908de1d281086%7C2c4d0079c52c4bb3b3cad8eaf1b6b7d5%7C0%7C0%7C638980255399325465%7CUnknown%7CTWFpbGZsb3d8eyJFbXB0eU1hcGkiOnRydWUsIlYiOiIlwLjAuMDAwMCIslIAiOiJXaW4zMilslkFOljoiTWFpbCIsIldUljoyfQ%3D%3D%7C0%7C%7C%7C&sdata=Yi5BY2%2BS1QzmbxLj7V%2Bqw%2FHZ4u9I64fSPEW6HkrrKsE%3D&reserved=0>

Your sincerely
Development Management